

AGENDA

Tuesday, April 23, 2002

Aldermen's Chambers, 2nd Floor, City Hall
6:30 p.m.

A. Deliberation of HPC Cases Begin – All Times Are Approximate

6:40 p.m. **HPC #02.14 – 56-58 Walnut Street, 4-6 Pleasant Avenue**

Applicant: Walnut Pleasant Nominee Trust, Hugh H. Gelph, Trustee

The Applicant seeks **Certificate of Hardship** for the following:

1. Raise the existing porch railings on all three stories both properties to 42" height using decorative trim that references existing balusters in order to comply with insurance requirements.

7:10 p.m. **HPC #02.15 – 78 Columbus Avenue**

Applicant: Joshua Galdston

The Applicant seeks a **Certificate of Appropriateness** for the following:

1. Replace a window in the rear with insulated, wood, double-hung window to match adjacent existing shorter kitchen window to accommodate placement of countertops;
2. Install siding to match existing where needed;
3. Replace three (3) glass louver windows on enclosed side porch with insulated, wood-double-hung windows to match existing and two (2) 3rd floor shed dormers to match shed dormer on other side of the building; and
4. Remove the remaining three louver windows on the enclosed side porch and close up openings in the siding to match existing to provide more privacy for owner and abutting neighbors.

8:10 p.m. **HPC #02.17 – 30 Forest Street**

Applicant: Betsy Pettit

The Applicant seeks a **Certificate of Hardship (C/H)**, and a **Certificate of Appropriateness (C/A)** for the following:

1. Remove main chimney instead of rebuilding from second floor due to cost (C/H);
2. Install a shed dormer on southwest side of roof (C/A); and
3. Replace existing door on southwest side with an insulated wood double hung window to match other replacement windows previously approved (C/A).

8:40 p.m. **HPC #02.20 – 24 Pleasant Avenue**

Applicant: Susan Kamin & Frank Allen, owners and Jeff Glaser, Contractor

The Applicant seeks a **Certificate of Appropriateness (C/A)** or a **Certificate of Non-Applicability (C/NA)** approval for the following:

1. Replace existing double-hung window on the side nearest Vinal Avenue with new true divided sash to match existing as closely (5" shorter) as possible using stock size.

9:10 p.m. **HPC #02.21 – 49 Vinal Avenue**

Applicant: Laura McFadden & Matthew Cogliano, owners and Jeff Glaser, Contractor

The Applicant seeks a **Certificate of Appropriateness (C/A)** and a **Certificate of Non-Applicability (C/NA)** for the following:

1. Rebuild porch ceiling with new bead board and bead molding (C/A);
2. Install dentils and crown moldings to match existing (C/A);
3. Repair existing fascia boards (C/NA); and
4. Repair small roof above porch (C/NA).

9:40 p.m. **HPC #02.19 – 384 Washington Street**

Applicant: LMS Development Trust, c/o Mike Sylvester, Trustee and Scott Kenton, Architect

The Applicant seeks a **Certificate of Hardship (C/H)**, a **Certificate of Appropriateness (C/A)** and a **Certificate of Non-Applicability** for the following:

1. Restore or replace in-kind all existing exterior woodwork including wood gutters, front brackets, clapboard, water tables, frieze, soffits, corner boards, etc. (C/NA);
2. Install skylights on west side of both main building and ell (C/NA);
3. Install additional windows on rear of ell (C/NA);
4. Remove asphalt siding and replace with clapboard to match existing (C/A);
5. Replace front and side porch railings with rails and balusters and replace porch skirts (C/A);
6. Replace all windows with insulated, wood frame, simulated divided light windows, which would be typically 6 over 1, or as appropriate, with on-site built casings (C/A);
7. Rebuild structurally failing rear portion of ell (C/A); and
8. Add detailing to the ell similar to that of main building block (C/A);
9. Shorten the rear of the ell by 5' to meet Fire Department requirements for a turnaround (C/H);
10. Rebuild side porch and steps to accommodate turnaround (C/H); and

11. Rebuild driveway and parking area with a buffer of landscaping; brick, or cobble borders and walkways; and asphalt driveway (C/A).